



# NetworkNews

August 2017 Update: News and Updates from the Chicago Rehab Network

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## CRN Summer Updates



HUD Director of Community Planning and Development Ray Willis addresses Empowerment Series students.

### July 12 Membership Meeting at First Baptist Congregational

CRN members and guests provided updates about the good work being done by their organizations, and had a chance to share their ideas with representatives from the Cook County Assessor's Office, who were interested to learn of the issues and concerns of those involved in affordable housing in Cook County.

They fielded questions and participated in engaging discussion about topics such as taxes based on property type, the necessity of appealing tax bills, and the importance of learning about and taking advantage of potential exemptions. Going forward, the Assessor's Office encouraged CRN to involve other representatives and elected officials in affordable housing discussions.

In addition, due to questions about changes to the Class 9 status of many properties, the Cook County Assessor's Office recently established an email hotline for all inquiries. If you have questions or concerns about you property's Class 9 status, contact them at [class9@cookcountyassessor.com](mailto:class9@cookcountyassessor.com).



### DPD Q1 2017 Report Analysis

On July 13, 2017 CRN presented its analysis of the Chicago Department of Planning and Development's Q1 2017 affordable housing production report before the City Council Committee on Housing and Real Estate. The report reinforces that affordable housing preservation is key to maintaining the vitality of Chicago's neighborhoods, and the full text is available [here](#).



### Community Empowerment and Development Training; Single Subject Classes Available

It is not too late to sign up for upcoming classes - Single Family Development, Multifamily Family Housing Development, Construction Management, Property Management. Whether you are doing development directly or working to guide what happens in your neighborhood, these workshops will build your knowledge and skill base. For more information and to register, [click here](#).

## Senate Approves HUD Budget Bill, Take Action!

From Bob Palmer, Policy Director at Housing Action Illinois:

On July 27, the Senate Appropriations Committee voted to approve its FY18 spending bill for affordable housing and community development programs. While the bill significantly increases funding over the President's budget request and the House funding bill and provides a modest increase over FY17, it may still not cover the full extent of inflationary costs, putting tens of thousands of vouchers at risk.

See NLIHC's summary of the bill: <http://nlihc.org/article/senate-appropriations->

See NLIHC's budget chart at [http://nlihc.org/sites/default/files/NLIHC\\_HUD-USDA\\_Budget-Chart.pdf](http://nlihc.org/sites/default/files/NLIHC_HUD-USDA_Budget-Chart.pdf).

As budget negotiations continue, it is imperative that Congress reach a budget deal to lift the tight Budget Control Act spending caps and to provide the highest possible level of funding for affordable housing programs, including ensuring that no housing vouchers are lost.

During the next several weeks, it will be especially important that we send this message to Republican House members in Illinois.

As part of this effort, please sign a letter from the Campaign for Housing and Community Development Funding urging Congress to lift the spending caps and ensure affordable housing, community development, and transportation programs receive the highest allocation of discretionary funds possible.

Sign your organization on today at: <http://bit.ly/2jnY5Ee>

To view the letter previously sent to members of Congress in April, visit: <http://bit.ly/2v4DM7u>

## Cook County Class 9 Property Tax Workshop

From The Preservation Compact:

Owners of Class 9 properties:

It has come to our attention that **some Class 9 properties have been changed to Class 3 status, which has SIGNIFICANTLY increased their assessed values - some values have doubled or tripled.** According to the Assessor's Office, this change occurred because owners did not submit appropriate annual affidavits in 2015 and/or 2016.

Even if you think you submitted these documents, please [click here](#) for a detailed list of steps you should take to insure that you retain your Class 9 status.

The Preservation Compact is holding a [Class 9 Workshop](#) to address questions regarding the appeals process. Please [click here](#) to RSVP.

*(If you do NOT have Class 9, this workshop is NOT about applying for Class 9. Click [here](#) for more information about applying.)*

Class 9 Workshop  
August 15th  
8:30am - 10:00am  
DePaul Center  
1 East Jackson Blvd., 5th Floor

## South Works to Include Modular Housing Factory

Both jobs and housing are coming to the South Works site, with a new plan from bid-winner Barcelona Housing Systems placing a modular housing production facility in this swath of

currently unoccupied land. This unionized factory is expected to produce the 20,000 homes that will eventually be placed in the development, and bring stable jobs to the area for at least 15 years. Aldermen Susan Sadlowski Garza and Greg Mitchell, whose wards about equally encompass the site, are encouraged by the jobs that this large project will bring to the South Side, with Ald. Mitchell particularly acknowledging the need for developers to provide truly affordable units that reflect the concerns of his constituents. You can read more about the project [here](#).



## Creative Ideas in Affordable Housing Creation



Image from Curbed article.

**Developers across the country are finding new ways to bring affordable homes to their communities.**

A recent article from Curbed acknowledges that the United States is facing a severe affordable housing shortages, but highlights several developments that address the problem in unique ways. The author cites a report by the National Multifamily Housing Council (NMHC) and National Apartment Association (NAA) that suggests we need 4.6 million new units by 2030, reinforcing the unfortunate truth that housing production fails to meet demand. However, practices such as inclusionary zoning, developing new funding models, changing building codes to allow rehabs, and eliminating parking requirements are allowing cities to tailor affordable home production to their local needs. Click on the image to the left to read more about building rehabs, artist housing, and affordable green living.

## IHC Announces New Director

In a recent email, the Illinois Housing Council announced that Allison Milld Clements has accepted the position of Executive Director. Having worked at the Metropolitan Mayors Caucus as the Director of Housing Initiatives and at LISC's Metro Edge while pursuing a graduate degree from University of Chicago's Harris School of Public Policy Studies, Clements will no doubt do good work at IHC.



## Cook County Land Bank Authority RFP

The Cook County Land Bank Authority (CCLBA) has recently announced a Request for Proposals for contractors to renovate 8755 S Throop St., Chicago, Illinois. Qualified applicants can apply [here](#) until Monday, August 21, and all questions can be directed to either Mustafaa Saleh ([mustafaa@cookcountylanbank.org](mailto:mustafaa@cookcountylanbank.org)) or Gene Kelley ([gene@cookcountylanbank.org](mailto:gene@cookcountylanbank.org)).



# Thank You to CRN's Recent Supporters

Thanks to recent investments from our generous supporters, CRN is able to continue necessary programming that encourages development without displacement.



## About the Chicago Rehab Network

For over 35 years, CRN has worked to train, coordinate and empower community-based organizations engaged in developing affordable housing across Chicago and the region. CRN's robust advocacy efforts also have resulted in numerous affordable housing policies and resources, including the Affordable Requirements Ordinance, the Tax Reactivation Program, State of Illinois Housing Trust Fund, various property tax reforms, and the Illinois Affordable Housing Tax Credit. In addition to advocacy and training, CRN provides industry-wide thought leadership through regular policy updates, best practice case studies, and demographic and economic analysis related to housing needs and markets.

[www.chicagorehab.org](http://www.chicagorehab.org)

*For 35 years, the Chicago Rehab Network has played a leadership role in bringing affordable housing to Chicago's most disinvested communities. Support our work building strong neighborhoods, strengthening capacity, and creating powerful leaders.*

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